

## WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS,019779

THAT, we, DAVID M. CAPUTO and DIANE M. CAPUTO, of  
Waterville, County of Kennebec and State of Maine, in  
consideration of one dollar and other valuable consideration  
paid by RICHARD P. TOZIER of Waterville, County of Kennebec  
and State of Maine whose mailing address is P.O. Box 174,  
Waterville, Maine 04901, the receipt whereof we do hereby  
acknowledge, do hereby give, grant, bargain, sell and convey  
unto the said RICHARD P. TOZIER, his heirs and assigns  
forever, a certain lot or parcel of land together with any  
buildings thereon situated in ~~China~~ <sup>Waterville</sup>, County of Kennebec and  
State of Maine, more particularly bounded and described as  
follows, to wit:-

TRANSFER  
TAX  
PAID

A certain lot or parcel of land with buildings  
thereon being lot 272 on a plan of Libby Heights in  
Waterville, Maine, dated October 2, 1919, and made by J. A.  
Burleigh, C. E. and recorded in Plan Book 7, Page 22, at the  
Kennebec County Registry of Deeds said lot being ninety-nine  
(99) feet by sixty-six (66) feet and lying on Central Avenue.

Also another parcel of land situated in said Waterville  
being a small triangular piece on the northerly side of Lot  
273 on said Plan. Said lot measures 102 1/2 x 14' x 99'.

Meaning and intending to convey the same premises  
conveyed to Diane M. Caputo and David M. Caputo by deed of  
Andrew N. Alling and Margaret-Ann Alling dated June 6, 1986  
and recorded in Kennebec County Registry of Deeds at Book  
3030, Page 296.

To have and to hold the aforegranted and bargained premises with all the privileges and appurtenances thereof, to the said RICHARD P. TOZIER, his heirs and assigns, to his and their own use and behoof forever.

And we do covenant with the said Grantee, his heirs and assigns that we are lawfully seized in fee of the premises, that they are free of all encumbrances; that we have good right to sell and convey the same to the said Grantee to hold as aforesaid; and that we and our heirs shall and will Warrant and Defend the same to the said Grantee, his heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, we, the said DAVID M. CAPUTO and DIANE M. CAPUTO, joining in this deed as Grantors and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seals this 22 day of August, 1988.

Signed, Sealed and Delivered  
in presence of

Patricia M. Young

David M. Caputo  
DAVID M. CAPUTO

Patricia M. Young

Diane Caputo  
DIANE M. CAPUTO

STATE OF MAINE

August 22 , 1988.

County of Kennebec, ss.

Then personally appeared the above named DAVID M. CAPUTO and DIANE M. CAPUTO and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Patricia M. Young  
Notary Public  
Attorney at Law

SEAL

PATRICIA M. YOUNG  
NOTARY PUBLIC, MAINE  
MY COMMISSION EXPIRES 12/31/90

RECEIVED KENNEBEC SS.

1988 AUG 26 AM 9:00